

In re:  
Tung S To  
Debtor(s)

Case No. 20-11017-amc  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0313-2  
Date Rcvd: Sep 30, 2020

User: Stacey  
Form ID: pdf900

Page 1 of 2  
Total Noticed: 7

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
#	Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 02, 2020:

Recip ID	Recipient Name and Address
db	+ Tung S To, 395 Cassatt Road, Berwyn, PA 19312-1328
cr	#+ Beneficial Bank, Saldutti Law Group, BYN Mellon Center, 1735 Market Street, Suite 3750, Philadelphia, PA 19103-7532
cr	+ NewRez LLC d/b/a Shellpoint Mortgage Servicing, PO BOX 10826, GREENVILLE, SC 29603-0826

TOTAL: 3

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: megan.harper@phila.gov	Oct 01 2020 03:27:00	City of Philadelphia, City of Philadelphia Law Dept., Tax Unit/Bankruptcy Dept, 1515 Arch Street 15th Floor, Philadelphia, PA 19102-1595
smg	Email/Text: RVSVCBICNOTICE1@state.pa.us	Oct 01 2020 03:26:00	Pennsylvania Department of Revenue, Bankruptcy Division, P.O. Box 280946, Harrisburg, PA 17128-0946
smg	+ Email/Text: usapae.bankruptcyntices@usdoj.gov	Oct 01 2020 03:26:00	U.S. Attorney Office, c/o Virginia Powell, Esq., Room 1250, 615 Chestnut Street, Philadelphia, PA 19106-4404
cr	Email/Text: RVSVCBICNOTICE1@state.pa.us	Oct 01 2020 03:26:00	Commonwealth of Pennsylvania, Department of Revenu, Bureau of Compliance, Dept. 280946, Harrisburg, PA 17128-0946

TOTAL: 4

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

## NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 02, 2020

Signature: /s/Joseph Speetjens

District/off: 0313-2

User: Stacey

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## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 30, 2020 at the address(es) listed below:

Name	Email Address
CAROL E. MOMJIAN	on behalf of Creditor Commonwealth of Pennsylvania Department of Revenue cmomjian@attorneygeneral.gov
JOHN L. MCCLAIN	on behalf of Debtor Tung S To aaamccain@aol.com edpabankcourt@aol.com
MICHAEL J. SHAVEL	on behalf of Creditor NewRez LLC d/b/a Shellpoint Mortgage Servicing mshavel@hillwallack.com skenny@hillwallack.com;lharkins@hillwallack.com
REBECCA ANN SOLARZ	on behalf of Creditor NewRez LLC d/b/a Shellpoint Mortgage Servicing bkgroup@kmlawgroup.com
REBECCA K. MCDOWELL	on behalf of Creditor Beneficial Bank rmcdowell@slgcollect.com pwirth@slgcollect.com
United States Trustee	USTPRegion03.PH.ECF@usdoj.gov
WILLIAM C. MILLER, Esq.	ecfemails@ph13trustee.com philaecf@gmail.com
WILLIAM C. MILLER, Esq.	on behalf of Trustee WILLIAM C. MILLER Esq. ecfemails@ph13trustee.com, philaecf@gmail.com

TOTAL: 8

UNITED STATES BANKRUPTCY COURT  
EASTERN DISTRICT OF PENNSYLVANIA

<b>IN RE:</b>  <b>TUNG S. TO,</b>  <b>Debtor.</b>	<b>CASE NO: 20-11017-AMC</b>  <b>CHAPTER 13</b>
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**ORDER VACATING AUTOMATIC STAY**

AND NOW, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ it is  
hereby

ORDERED that WSFS Bank's Motion for Relief from the Automatic Stay is  
GRANTED, and it is further

ORDERED that the automatic stay imposed by 11 U.S.C. §362 is hereby lifted as to the  
Real Property described in the Motion so that WSFS Bank may exercise its rights to the Real  
Property under applicable non-bankruptcy law, and it is further

ORDERED that this Order is effective immediately notwithstanding Fed. R. Bankr. P.  
4001(a)(3); and it is further

ORDERED that the conversion to any other Chapter of the U.S. Bankruptcy Code shall  
not affect the relief granted herein.

By:



**Date: September 30, 2020**

Hon. Ashely M. Chan  
U.S. Bankruptcy Judge